

CITY OF AUSTIN, TEXAS

ORDINANCE NO. 96 0418-A

AN ORDINANCE ORDERING A REZONING AND CHANGING THE ZONING MAP ACCOMPANYING CHAPTER 13-2 OF THE AUSTIN CITY CODE OF 1992 AS FOLLOWS: LOT 1, COLDWATER SUBDIVISION, SECTION THREE, PHASE A, FROM "PUD" PLANNED UNIT DEVELOPMENT DISTRICT TO "MF-1-CO" MULTIFAMILY RESIDENCE (LIMITED DENSITY) DISTRICT-CONDITIONAL OVERLAY COMBINING DISTRICT, LOCALLY KNOWN AS 6909 COURTYARD DRIVE, IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS; WAIVING THE REQUIREMENTS OF SECTIONS 2-2-3, 2-2-5, AND 2-2-7 OF THE AUSTIN CITY CODE OF 1992; AND PROVIDING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. That Chapter 13-2 of the Austin City Code of 1992 is amended to change the base zoning district from "PUD" Planned Unit Development district to "MF-1-CO" Multifamily Residence (Limited Density) district-Conditional Overlay combining district on the property described in File C14-95-0161, as follows:

Lot 1, Coldwater Subdivision, Section Three, Phase A, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Plat Book 88, Page 242 and 243, of the Plat Records of Travis County, Texas, [hereinafter referred to as the "Property"]

locally known as 6909 Courtyard Drive, in the City of Austin, Travis County, Texas.

PART 2. That the Property within the boundaries of the Conditional Overlay combining district established by this ordinance is subject to the following conditions:

1. The following uses shall be prohibited on the Property: (a) Condominium residential, (b) Duplex residential, (c) Lodginghouse residential, (d) Multifamily residential, and (e) Townhouse residential.
2. Multifamily development on the Property shall not exceed a density of 1 unit per acre.

Except as specifically restricted pursuant to this ordinance, the Property may be developed and used in accordance with the regulations established for the "MF-1" Multifamily Residence (Limited Density) base district and other applicable requirements of the Land Development Code.

PART 3. That it is ordered that the Zoning Map established by Section 13-2-22 of the Austin City Code of 1992 and made a part thereof shall be changed to record the amendment enacted by this ordinance.

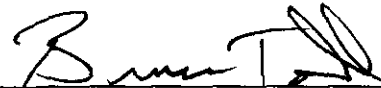
PART 4. That the requirements imposed by Sections 2-2-3, 2-2-5, and 2-2-7 of the Austin City Code of 1992, as amended, regarding the presentation and adoption of ordinances are hereby waived by the affirmative vote of at least five members of the City Council.

PART 5. That this ordinance shall become effective upon the expiration of ten days following the date of its final passage, as provided by the Charter of the City of Austin.

PASSED AND APPROVED:

April 18, 1996

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Bruce Todd
Mayor

APPROVED:



Andrew Martin
City Attorney

ATTEST:



James E. Aldridge
City Clerk

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